



## **City of Redmond Planning Commission December 8, 2004 Meeting Summary**

### **Planning Commissioners in Attendance:**

Kim Allen, Kate Dunn, Charlie McCarthy, Susan Petitpas, Suzanne Querry and Martin Snodgrass

### **Staff in Attendance:**

Lori Peckol, Cathy Beam, Geoffrey Thomas, Judd Black, Redmond Planning Department

### **Business Conducted:**

Chair Martin Snodgrass called the meeting to order at 7:05 p.m.

The agenda was approved. Commissioner Parnell was excused.

Bob Yoder spoke under items from the audience regarding wetlands classification.

Chair Snodgrass opened the study session on the update of the Natural Environment sections of Redmond's Comprehensive Plan and Community Development Guide. Cathy Beam distributed copies of a comment letter from the Washington State Department of Community Trade and Economic Development and a consolidated list of Commissioner's comments on the proposed general regulations.

Commissioner Petitpas led the discussion of the wetlands policies and regulations, focusing on the following major issues: 1) replacement ratios and alteration of wetlands, 2) buffer alternatives, 3) minimum sizes for wetlands within Categories II, III, and IV, and 4) buffer width averaging. Cathy Beam, Geoffrey Thomas, and Judd Black addressed Commissioner questions. The Commission completed their initial discussion of major issues and provided direction on this section. Ms. Beam proposed addressing the more minor wetlands issues through notation as part of updates to the wetlands section.

The Commissioners agreed to extend their meeting time by two minutes.

At the end of the meeting, staff and the Commission very briefly reviewed schedule and approach for upcoming study sessions. The Commission decided to hold another public hearing on the proposed updates to the National Environment policies and regulations. The hearing would likely occur in late January 2005 after the Commission completes preliminary direction on the Fish and Wildlife Habitat section.

The Planning Commission adjourned at 10:05 p.m.